HOLBROOK & CO
ESTATE AGENTS



2 Bedrooms

This well-maintained two-bedroom terraced house presents an excellent opportunity for investors seeking a clean, ready-to-rent property. Located in a quiet, established residential area, the home benefits from excellent local amenities and convenient transport links.

Inside, the spacious living room offers a comfortable space, complemented by a practical kitchen featuring modern units and ample storage. Both bedrooms are generously sized with large windows that flood the rooms with natural light, creating a bright and inviting atmosphere throughout.

Cameron Road

Hartlepool, County Durham, TS24

Asking Price:

£47,000

EPC Rating: D

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127 York Road, Hartlepool, TS26 9DL



Kitchen:
7'2"x5.525 (2.18mx5.525)
Grey Tile
White Units
Stainless Steel Sink
Stainless Steel Hob
Black Gloss Tiles
Double Glazed UPVC Window



Living Room:
14'2"x15'11" (4.32mx4.85m)
Grey Carpet
White Wall
UPVC Double glazed window
Radiator



Bathroom:
6'2"x8'2" (1.88mx2.5m)
Cream Tiles
White Porcelain Sink
Silver Fixings
White Bath
White Toilet

Bedroom:
9'6"x7'1" (2.9mx2.16m)
Grey Carpet
Magnolia Walls

For additional information and full photo gallery please visit **www.holbrookandco.co.uk**





UPVC double glazed window
Radiator

Bedroom:
12'10"x4.347 (3.9mx4.347)
Grey Carpet
Magnolia Walls
Double glazed UPVC Windows
Radiator

Property Information:
Construction: Traditional

Utilities: Gas mains

Maintenance Charges: N/A

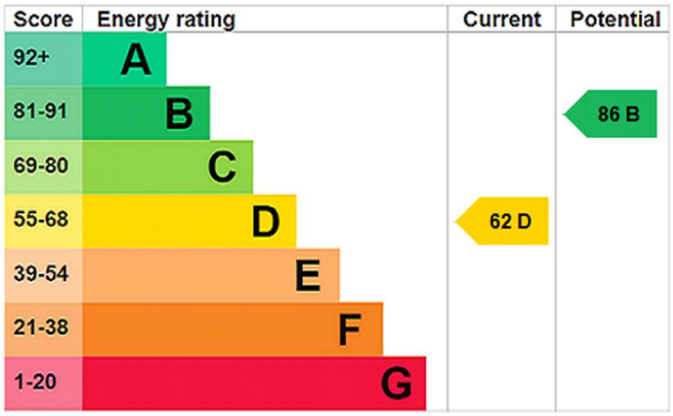
Connectivity: No known issues with broadband speed or phone signal in this area. Property offering multiple providers previously installed.

Local Authority: Hartlepool Council Tax band A

Area: No known risk of crime or flooding in this area.

Further information regarding the above can be clarified during the conveyancing period prior to completion. The information above has been provided by the seller and has not yet been verified at the point of producing this material. There may be more information related to the sale of this property that can be made available to any potential buyer.

Disclaimer:
Your home is at risk if you do not keep up repayments on your mortgage or other loans secured on it. It is now a legal requirement under the Estate Agents Act 1991, to establish what mortgage, if any, is required and to confirm the applicants ability to obtain this finance. If you need any help or advice over obtaining a mortgage, our mortgage department will be pleased to help and advise you on all Building Society or Bank mortgages without obligation. This service is available even if you are not buying via ourselves. Written quotations available on request. There is no charge for this service. Please note that all sizes have been measured with an electronic measuring tape and are approximations only. Under the terms of the property miss-descriptions act we are obliged to



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